

ENFIELD REVITALIZATION STRATEGY COMMITTEE  
THURSDAY, JANUARY 28, 2016- REGULAR MEETING  
ENFIELD TOWN HALL – ENFIELD ROOM  
820 ENFIELD STREET, ENFIELD, CT 06082

A Regular Meeting of the Enfield Revitalization Strategy Committee was held on Thursday, January 28, 2016, at the Enfield Town Hall, Enfield Room, 820 Enfield Street, Enfield, Connecticut

**CALLED TO ORDER**

The meeting was called to order at 7:03 pm by Chair, Rebecca Olesen.

**ROLL CALL**

Present: Chair Rebecca Olesen, Ken Edgar, John Foxx, William "Red" Edgar, Town Council, Bill Lee, Town Council, Jerry Fitzsimons, Jennifer Bruyette, Colleen Reidy, Vice Chair Earl Stallings and the new liaison to P&Z, Mary Scutt.

**ALSO PRESENT**

Dawn Hunt, Community Development Secretary

**ABSENT**

Peter Bryanton, Assistant Town Manager Development Services, Michael Scalzo, Linda DeGray, Connie Provencher, Brittany Heisler, Teri Anderson, Brent Ciszek, and Michelle Lewandowski.

**APPROVAL OF MINUTES**

- A motion was made by Jerry Fitzsimons seconded by Colleen Reidy to approve the minutes of October 22, 2015. All in favor, 1 abstention. Motion carries 5-0-1.
- A motion was made by Ken Edgar seconded by Rebecca Olesen to approve the minutes of December 10, 2015. All in favor, 2 abstentions. Motion carries 4-0-2.

**NEW BUSINESS**

- **Resignation** – Rebecca Olesen announced that she is resigning from the Committee, with the 2/25/15 meeting to be her last.
- **Nomination of Officers**  
A motion was made by Rebecca Olesen seconded by Colleen Reidy to open nominations for the Chairperson. Rebecca nominated Earl Stallings. No additional nominations or volunteers. Jerry Fitzsimons made a motion seconded by Colleen Reidy to close nominations for Chairperson. All in Favor, motion in carries 6-0-0. Rebecca stated that nominations for Vice Chairperson would be held at the 2/25/15 meeting in the hopes of having greater attendance, and the Chairperson will be voted on at that time.

**OLD BUSINESS**

- None

**REPORTS OF SUBCOMMITTEES**

- None

## **REPORT OF TOWN STAFF**

Bill Lee spoke about a meeting that the Town representatives had with the State DOT representatives regarding the train rail progress. The state is approaching the 30% engineering phase with the design through Enfield, significant track engineering. Town is going to schedule a design presentation on the state's proposed plans including the town's transit center, DOT wants input from council and P&Z. Bill referenced a recent "Hartford Corridor" meeting held in Hartford where they discussed the overall progress on the line, the tracks, and environmental work. Berlin, Meriden and Wallingford stations are under construction – all with a consistent design theme that will also be utilized in Enfield with the up-and-over and elevated platform. They are taking Enfield's lead on the riverfront recapture. There is a DOT project to replace the bridge on S River St. The larger bridge that is Main St will lead to a lowering of the street, a slight change in elevation of the track, with some improvements to the bridge structure. Want to ensure that emergency apparatus can get through. Bill stated that Enfield Planning and Bigelow owners were proponents of a rail station concept back in 1979. Town Staff sent an update to the state that remediation is underway at 33 N River Street and that's expected to be complete this Spring.

- John Fox arrived at 7:21 PM –

Rebecca Olesen stated that she she'd been to meetings with Bill and Scott over the years and is excited that Enfield is ahead of where they thought we'd be.

## **PUBLIC COMMUNICATIONS**

Steve Cogtella, 2 South River Street – Mr. Cogtella wants to talk about ECDC. Rebecca Olesen stated that this group is not ECDC and is not responsible for their group or happenings, but the public can say what they want in public communications. Mr. Cogtella discussed a loan proposal request that ECDC planned to present to Council, which Councilors Lee and Edgar stated would not be on the next Council Agenda but may be discussed later in February. Mr. Cogtella believes that as an entity, ECDC needs to be investigated more, as he does not believe the two terminated employees were solely responsible for the issues and that the board of directors has some ownership. Mr. Cogtella feels that the board is "hiding behind the private corporation" in not responding to FOI requests, and he thinks they need to be looked at more closely if they are going to go before council to request "a bailout". He takes issue with the board only having two voting members when the bylaws state there should be seven. Rebecca Olesen stated that Peter Bryanton has been "desperately seeking board members, but you can't force someone to volunteer to be a board member...and he can't make them magically show up". Rebecca stated that she has decided to be a board member because it's important to figure out not only what happened but what can be done next to move forward. Rebecca urges others to encourage people to apply for the board if they are interested. Mr. Cogtella stated he has issue with Peter Bryanton being both an Assistant Town Manager and having a role on the ECDC board. Mr. Cogtella also stated he has issues with the financials he obtained on ECDC and whether the loans they provided are actually assets. Bill Lee acknowledged there is some confusion as to which types of loans would be considered assets and that's being looked at. Mr. Cogtella expressed concern over the loans specifically regarding 8 South Street. He wants it noted that he mentioned "mismanagement of funds" at the 12/10 meeting though it wasn't in the minutes. He states that changes need to be made to ECDC going forward no matter what happens.

## **COMMITTEE COMMUNICATIONS**

Members discussed the role of the committee and its advisory capacity to the Council and P&Z. Bill Lee discussed the history of the committee and its vision for a private Community

Development Corporation back in 2003/2004/2005. Bill elaborated on the council's role in trying to get the ECDC set up and broken off from the Council. He stated that there are issues and that Town Staff and Council are reaching out to various professionals and organizations to help get the problems straightened out. Bill stated that Peter is also working to put all his cards on the table as quickly as possible. The success of the corporation is tied to all of the visions they have for the villages. "We need to rip the Band-Aid off the problem" so that we can show everyone what's underneath and fix it. Red Edgar stated that he was the one "no" vote when ECDC was broken off to be private because it would take away all oversight from the Council. He stated that he believes Tom Arnone is now a full voting member of the ECDC board. Bill stated that ECDC had their own function, but also partnered with the Town to help administer loan programs that used to be fully administered through the municipality.

Members further discussed the role of the committee. Jerry Fitzsimons reiterated Rebecca's earlier statement that one of the committee's roles is to advise P&Z on certain aspects of development including signage, etc. He stated the committee's charge from council over the past 20+ years includes a range of possibilities. He does not believe the committee has a role in dealing with ECDC and the Town Council specifically unless Council asks about strategies that may incorporate ECDC's functions. Bill Lee stated the committee should come before council periodically to inform on trends, ideas, etc. Jerry stressed that the committee's role is not just on Thompsonville, but on all of Enfield. Rebecca stated her frustration on the lack of movement by P&Z to change the zoning in Thompsonville, and on their lack of participation with this committee. She stated her appreciation with Mary Scutt's participation as the new liason. Jennifer Bruyette asked if the committee followed through on writing a letter to P&Z asking that they take up the village center zoning discussions. Rebecca stated the letter was sent. John Foxx asked what more could be created from the group that is beyond advisory. Rebecca believes the good ideas created in the group should be shared at Town Council and P&Z meetings by members speaking in person. Members discussed private entities being more involved with Town functions such as the farmers market. John Foxx stated the new warming center is a great example of a group of people fulfilling a need. Members discussed utilizing FaceBook to spread the word about good things going on in town.

#### **ADJOURNMENT**

- A motion was made by Colleen Reidy seconded by Ken Edgar to adjourn. The meeting adjourned at 8:14 pm.

#### **Submitted by:**

**Dawn Hunt, Community Development Secretary**

#### **Approved by:**

**Rebecca Olesen**

**Signature** \_\_\_\_\_ **Date** \_\_\_\_\_